

**SEMINOLE COUNTY GOVERNMENT
BOARD OF ADJUSTMENT
AGENDA MEMORANDUM**

SUBJECT: 431 Daytona Avenue – Harry & Mary Carls, applicant; Request for a front yard (west) setback variance from 25 feet to 11.6 feet for a proposed front entry addition in R-1AA (Single Family Dwelling) district.

DEPARTMENT: Growth Management **DIVISION:** Planning & Development

AUTHORIZED BY: Kathy Fall **CONTACT:** Denny Gibbs **EXT.** 7387

Agenda Date 3/22/10 **Regular** ☐ **Consent** ☐ **Public Hearing – 6:00** ☒

MOTION/RECOMMENDATION:

1. **Deny** the request for a front yard (west) setback variance from 25 feet to 11.6 feet for a proposed front entry addition in R-1AA (Single Family Dwelling) district; or
2. **Approve** the request for a front yard (west) setback variance from 25 feet to 11.6 feet for a proposed front entry addition in R-1AA (Single Family Dwelling) district; or
3. **Continue** the request to a time and date certain.

| | | | | | | | | | |
|-----------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|--------------------|-----------|--------------------|---------|--------------------------------|--------------|------------------|
| GENERAL INFORMATION | <table> <tr> <td>Applicant:</td><td>Harry & Mary Carls</td></tr> <tr> <td>Location:</td><td>431 Daytona Avenue</td></tr> <tr> <td>Zoning:</td><td>R-1AA (Single Family Dwelling)</td></tr> <tr> <td>Subdivision:</td><td>Sanlando Springs</td></tr> </table> | Applicant: | Harry & Mary Carls | Location: | 431 Daytona Avenue | Zoning: | R-1AA (Single Family Dwelling) | Subdivision: | Sanlando Springs |
| Applicant: | Harry & Mary Carls | | | | | | | | |
| Location: | 431 Daytona Avenue | | | | | | | | |
| Zoning: | R-1AA (Single Family Dwelling) | | | | | | | | |
| Subdivision: | Sanlando Springs | | | | | | | | |
| BACKGROUND / REQUEST | <ul style="list-style-type: none"> • The applicant proposes to construct a front entry addition that will encroach 13.4 feet into the required 25-foot front yard setback. • There are currently no code enforcement or building violations for this property. • In 2007, a variance was granted for a side yard setback for the placement of a shed. | | | | | | | | |
| STAFF FINDINGS | <p>The applicant has not satisfied the criteria for the grant of a variance. Staff has determined that:</p> <ul style="list-style-type: none"> • No special conditions or circumstances exist, which | | | | | | | | |

Reviewed by:
Co Atty:
Pln Mgr:

| | |
|---------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| | <p>are peculiar to the land, structure, or building involved and which are not applicable to other lands, structures or building in the same zoning district.</p> <ul style="list-style-type: none">• Special conditions and circumstances result from the actions of the applicant.• The granting of the variance requested would confer on the applicant special privileges that are denied by Chapter 30 to other lands, buildings, or structures in the same zoning district.• The literal interpretation of the provisions of Chapter 30 would not deprive the applicant of rights commonly enjoyed by other properties in the same zoning classification.• The variance requested is not the minimum variance that will make possible reasonable use of the land, building or structure.• The applicant would still retain reasonable use of the land, building or structure without the granting of the variance.• The grant of the variance would not be in harmony with the general intent of Chapter 30. |
| STAFF RECOMMENDATION | <p>Based on the stated findings, staff recommends denial of the request, unless the applicants can demonstrate that all six criteria under the Land Development Code for granting a variance have been satisfied. If the Board should decide to grant a variance, staff recommends the following conditions of approval:</p> <ul style="list-style-type: none">• Any variance granted shall apply only to the front entry addition as depicted on the attached site plan; and• Any additional condition(s) deemed appropriate by the Board, based on information presented at the public hearing. |

INDEX OF ATTACHMENTS

Items that are checked are included in the packet

- ☒ Staff Report
- ☒ Application
- ☒ Applicant statement of request
- ☒ Proposed Site Plan
- ☒ Location map
- ☒ Property Appraiser data sheet
- ☐ PUD Commitment Card, *if applicable*

Support information:

- ☒ Proposed elevation drawings, renderings, floor plans, etc
- ☐ Aerials, *if warranted*
- ☐ Plat, *if warranted*
- ☐ Code Enforcement information
- ☐ Building Permit information
- ☐ Correspondence
- ☐ Authorization letter
- ☒ Applicant Authorization Form
- ☐ Supporting documentation
- ☒ Letters of support
- ☐ HOA approval letter
- ☐ Pictures provided by applicant
- ☐ Other miscellaneous documents

- ☒ Proposed Development Order

Fee: \$150.00 plus \$50.00 for each additional variance

Application # AV2010-08
Meeting Date 3-22-10



COPY

VARIANCE APPLICATION

SEMINOLE COUNTY PLANNING DIVISION ROOM 2201
1101 East First Street Sanford FL 32771 (407) 665-7444

PROPERTY OWNER / APPLICANT (If you are not the owner please provide a letter of authorization from the owner)

Name: HARRY W. III and MARY M. CARLS
Address: 431 DAYTONA AVE. City: LONGWOOD Zip code: 32750
Project Address: 431 DAYTONA AVE City: LONGWOOD Zip code: 32750
Tax Parcel number: 01-21-29-5CK-140D-0020
Contact number(s): (H) 407-339-6127 (C) 407-491-9319
Email address: marymcarls@gmail.com

Is the property available for inspection without an appointment?

☒ Yes ☐ No If gated please provide a gate code to staff.

| What type of structure is this request for? | |
|---------------------------------------------------------------------------------------|--------------------------------------------------------------------|
| <input type="checkbox"/> Shed | Please describe: |
| <input type="checkbox"/> Fence | Please describe: |
| <input type="checkbox"/> Pool | Please describe: |
| <input type="checkbox"/> Pool screen enclosure | Please describe: |
| <input type="checkbox"/> Covered screen room | Please describe: |
| <input type="checkbox"/> Addition | Please describe: |
| <input type="checkbox"/> New Single Family Home | Please describe: |
| <input checked="" type="checkbox"/> Other | Please describe: <u>FRONT ENTRY ROOF ADDITION WITH TWO COLUMNS</u> |
| <input type="checkbox"/> This request is for a structure that has already been built. | |

| What type of variance is this request? | | | | |
|----------------------------------------------------------------------------------|---------------------|------------|-------------------|--------------|
| <input type="checkbox"/> Minimum lot size | Required lot size: | | Actual lot size: | |
| <input type="checkbox"/> Width at the building line | Required lot width: | | Actual lot width: | |
| <input checked="" type="checkbox"/> Front yard setback | Required setback: | <u>25'</u> | Proposed setback: | <u>11.6'</u> |
| <input type="checkbox"/> Rear yard setback | Required setback: | | Proposed setback: | |
| <input type="checkbox"/> Side yard setback | Required setback: | | Proposed setback: | |
| <input type="checkbox"/> Side street setback | Required setback: | | Proposed setback: | |
| <input type="checkbox"/> Fence height | Required height: | | Proposed height: | |
| <input type="checkbox"/> Building height | Required height: | | Proposed height: | |
| Use below for additional yard setback variance requests: | | | | |
| <input type="checkbox"/> _____ yard setback | Required setback: | | Proposed setback: | |
| <input type="checkbox"/> _____ yard setback | Required setback: | | Proposed setback: | |
| <input checked="" type="checkbox"/> Total number of variances requested <u>1</u> | | | | |

Signed: Rory Co. Co. / Mary M. Carls

Date: 2/5/2010

FOR OFFICE USE ONLY

Date Submitted: 2-1-17
Zoning/FLU R-1A 1 LDR

Reviewed By: D. Nibbs

- ☐ Legally created parcel (1971 tax roll, 5-acre dev, lot split)
☐ Platted Lot (check easements as shown on lots, in notes or in dedication)
☐ Lot size _____ ☐ Meets minimum size and width
☐ Application and checklist complete

Notes: _____

VARIANCE SUBMITTAL CHECKLIST

Please return this checklist with your application!

NO APPLICATION WILL BE ACCEPTED AND/OR SCHEDULED unless all of the information in the Variance application and submittal checklist is provided to the Planning division.

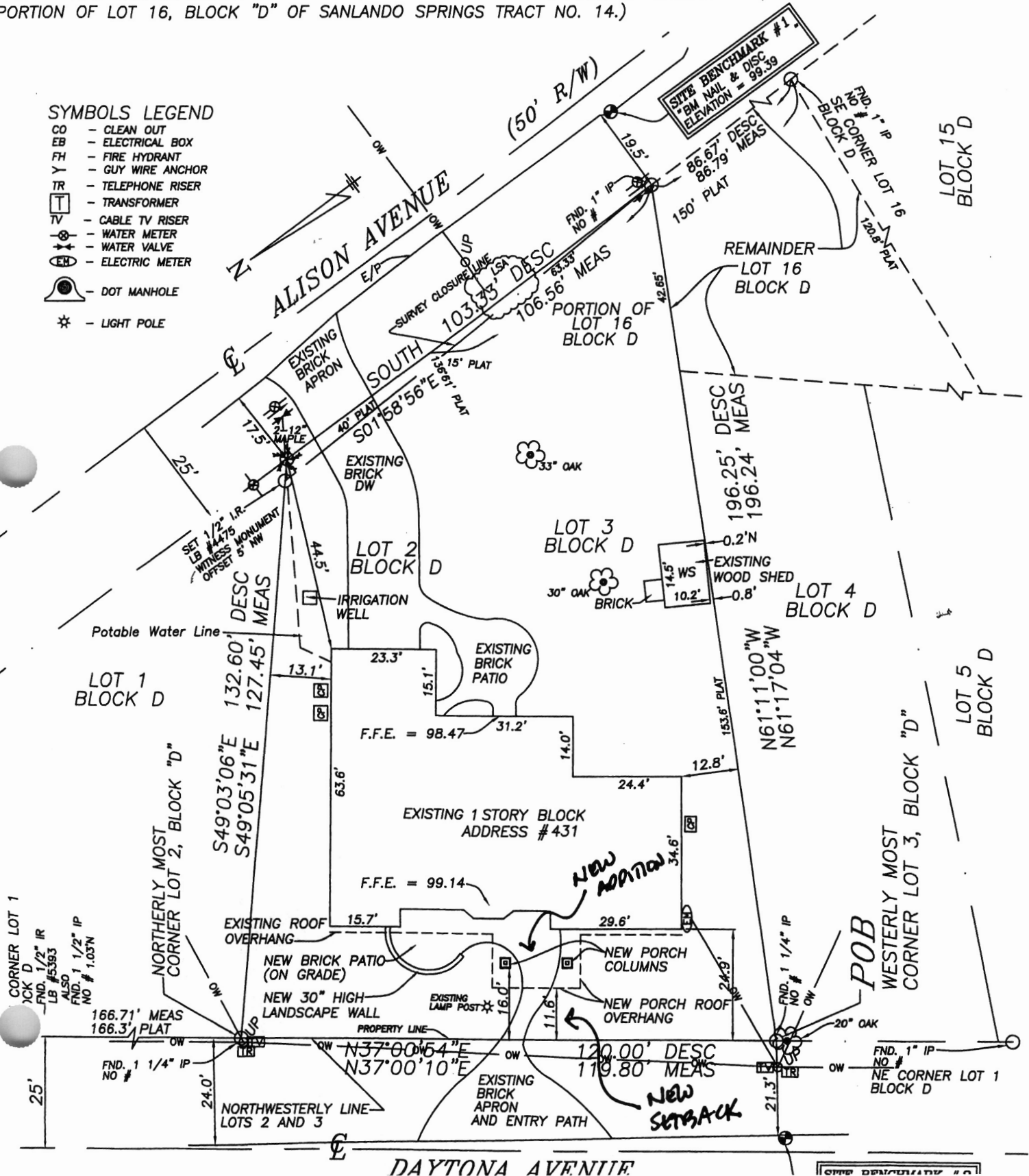
After the application is reviewed by staff for completeness, any items required that were not provided at the time of the application will be check marked below. These must be provided prior to scheduling of the Board of Adjustment hearing.

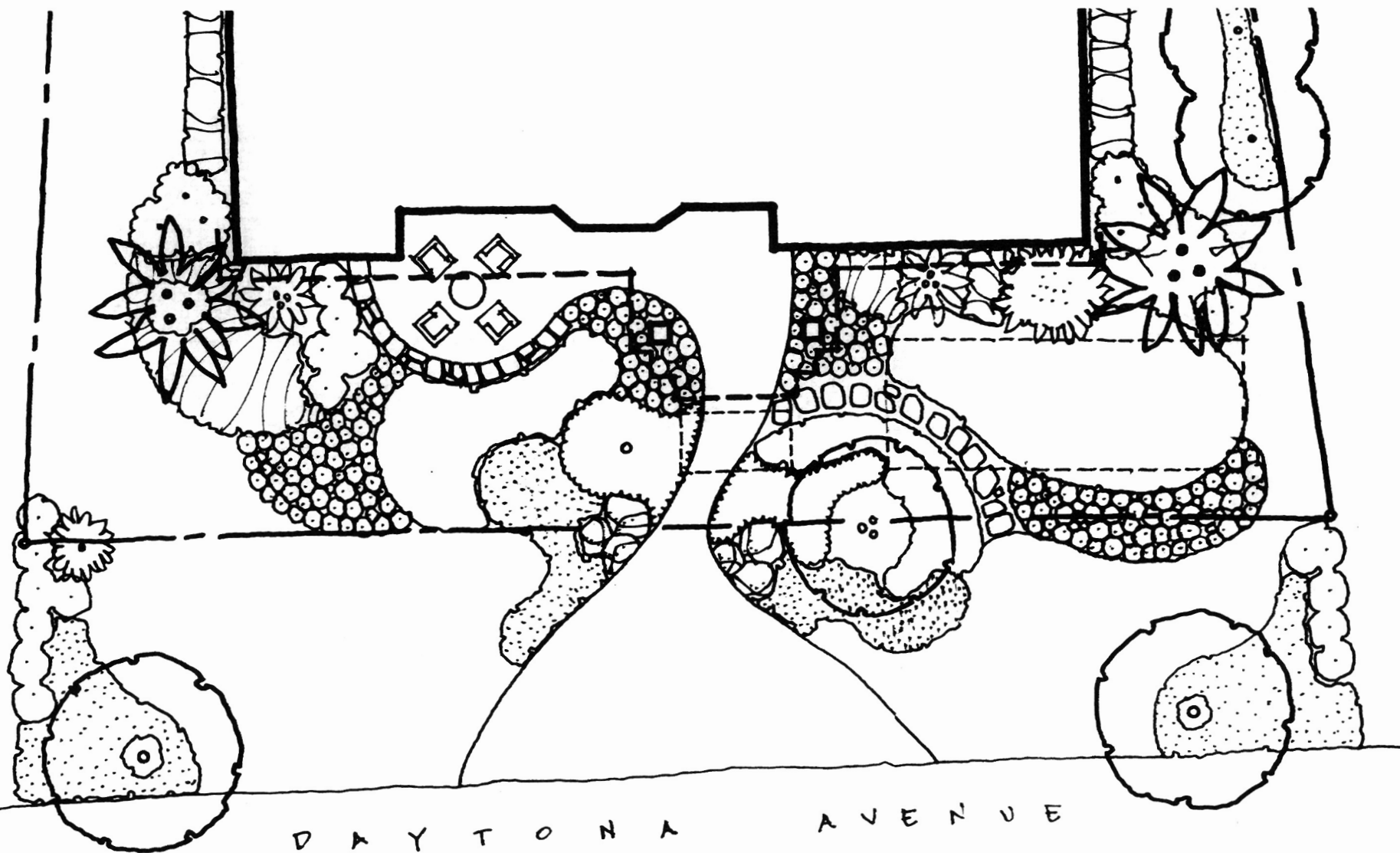
| | |
|--|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| | 1. Completed application. |
| | 2. Ownership Disclosure Form (Seminole County Application & Affidavit). |
| | 3. Owner's authorization letter (if needed). This form can be obtained at http://www.seminolecountyfl.gov/pd/planning/forms.asp |
| | 4. Provide a legible 8 1/2 x 11 inch site plan with the following information NOTE: Please use your property survey for your site plan, if available. See the attached site plan as an example of the information needed; please draw to scale and note the scale used on the plan. |
| | <input type="checkbox"/> Please start with a clean survey (ex: white out old approval stamps) |
| | <input type="checkbox"/> Size and dimension of the parcel |
| | <input type="checkbox"/> Location and name of all abutting streets |
| | <input type="checkbox"/> Location of driveways |
| | <input type="checkbox"/> Location, size and type of any septic systems, drain field and wells |
| | <input type="checkbox"/> Location of all easements |
| | <input type="checkbox"/> Existing or proposed house <u>or</u> addition (Label existing, label proposed, and include square footage and dimensions of each) |
| | <input type="checkbox"/> Existing and/or proposed buildings, structures and improvements (Label existing, label proposed, and include square footage and dimension of each) |
| | <input type="checkbox"/> Building height |
| | <input type="checkbox"/> Setbacks from each building to the property lines |
| | <input type="checkbox"/> Location of proposed fence(s) |
| | <input type="checkbox"/> Identification of available utilities (ex: water, sewer, well or septic) |
| | 5. Attach additional information and supporting documents such as letters of support from adjacent property owners or Home Owners Association DRB approvals, as desired. |

PLAT OF SURVEY

DESCRIPTION

1. AT THE WESTERLYMOST CORNER OF LOT 3, BLOCK "D", SANLANDO SPRINGS TRACT NO. 14, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 58, PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA; RUN THENCE ALONG THE NORTHWESTERLY LINE OF LOTS 3 AND 2 OF SAID BLOCK "D" NORTH 37°00'54" EAST, 120.00 FEET TO THE NORTHERLYMOST CORNER OF SAID LOT 2; THENCE SOUTH 49°03'06" EAST, 132.60 FEET; THENCE SOUTH 103.33 FEET; THENCE NORTH 61°11' WEST, 196.25 FEET TO THE POINT OF BEGINNING. (BEING LOTS 2 AND 3 AND A PORTION OF LOT 16, BLOCK "D" OF SANLANDO SPRINGS TRACT NO. 14.)





CONCEPT LANDSCAPE PLAN ..
CARL'S RESIDENCE 1.31.10 1/8"=1'-0"

PROPOSED FRONT ENTRY ROOF
AND STONE COLUMNS

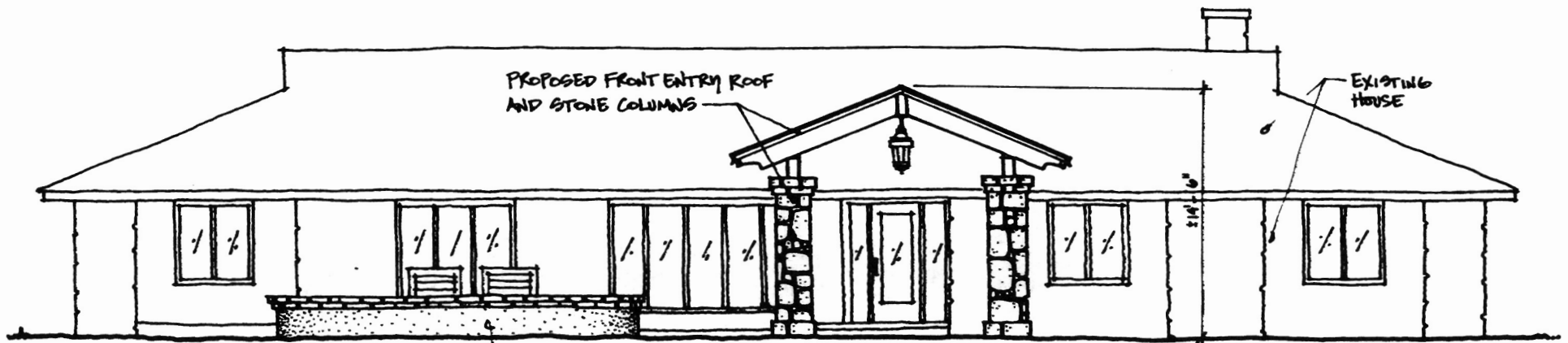
EXISTING
HOUSE

PROPOSED LANDSCAPE WALL

PROPOSED FRONT ENTRY PORCH

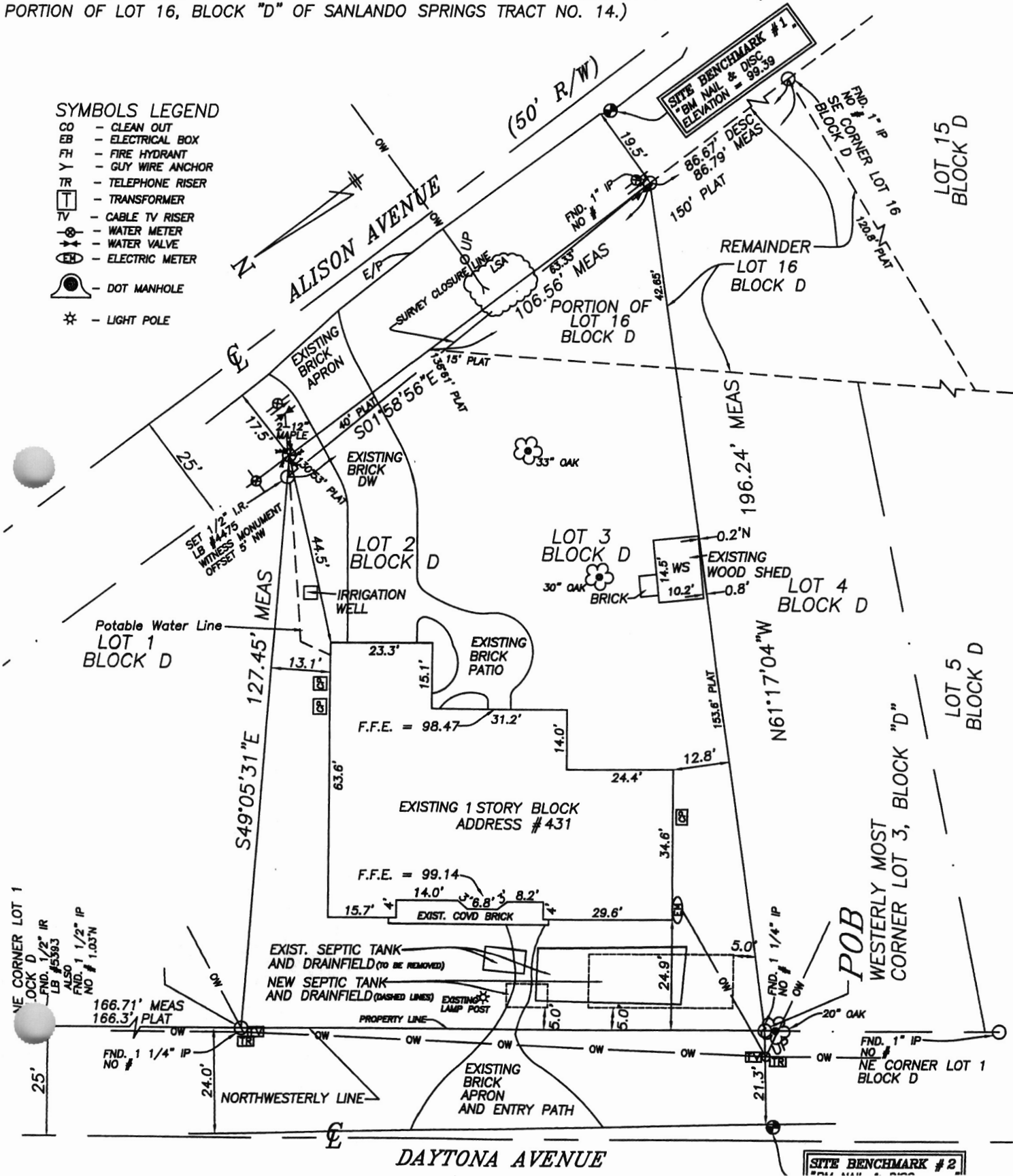
CONCEPT ELEVATION
2.05.10

431 DAYTONA AVENUE
SEMINOLE COUNTY

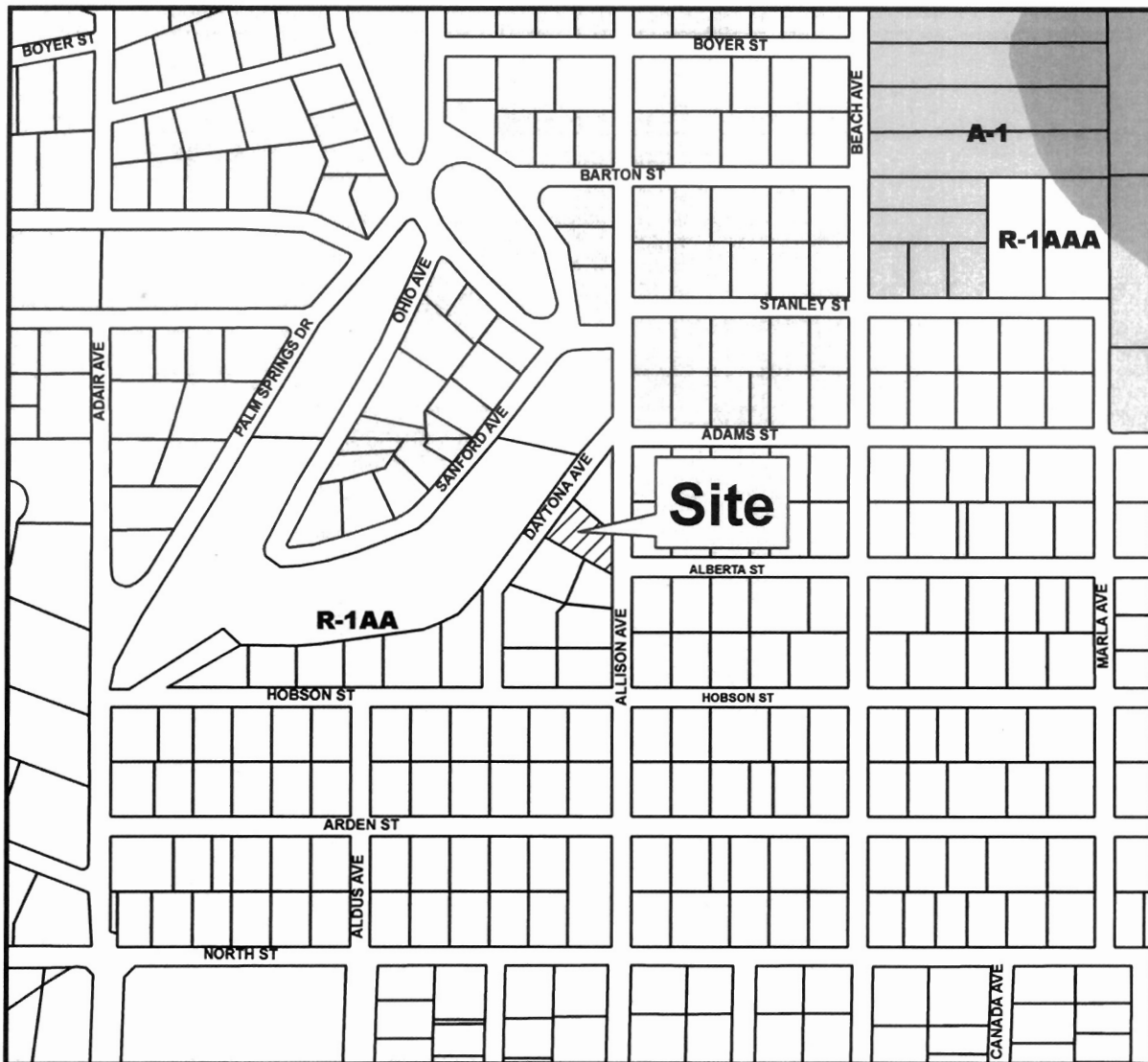


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




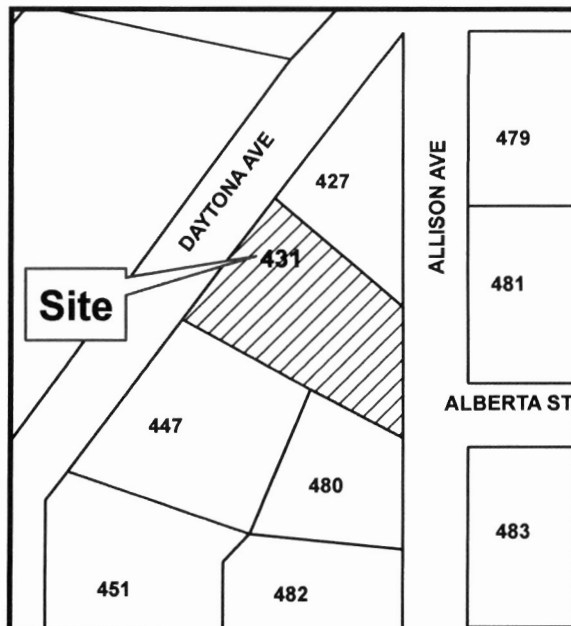
Harry & Mary Carls
431 Daytona Avenue
Longwood, FL 32750



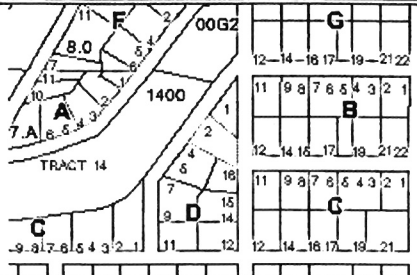
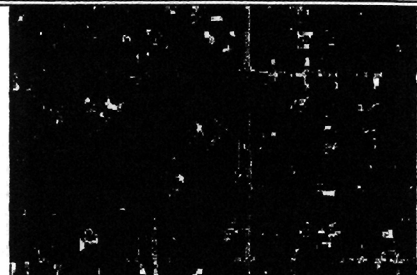
Seminole County Board of Adjustment
March 22, 2010
Case: BV2010-08 (Map 3156 Grid A4)
Parcel No: 01-21-29-5CK-140D-0020

Zoning

-  BV2010-08
-  A-1
-  R-1AAA
-  R-1AA



Personal Property

| PARCEL DETAIL DAVID JOHNSON, CFA, ASA PROPERTY APPRAISER SEMINOLE COUNTY FL 1101 E. FIRST ST SANFORD, FL 32771-1468 407-665-7506 |  |  | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| <table border="1"> <thead> <tr> <th data-bbox="138 483 938 577">GENERAL</th> <th colspan="2" data-bbox="941 483 1482 514">VALUE SUMMARY</th> </tr> <tr> <th data-bbox="138 577 938 609"></th> <th data-bbox="941 514 1182 577">VALUES</th> <th data-bbox="1185 514 1482 577">2010 Working</th> <th data-bbox="1185 514 1482 577">2009 Certified</th> </tr> </thead> <tbody> <tr> <td data-bbox="138 609 938 630">Parcel Id: 01-21-29-5CK-140D-0020</td> <td data-bbox="941 609 1182 630">Value Method</td> <td data-bbox="1185 609 1266 630">Cost/Market</td> <td data-bbox="1269 609 1482 630">Cost/Market</td> </tr> <tr> <td data-bbox="138 630 938 651">Owner: CARLS HARRY W III & MARY M</td> <td data-bbox="941 630 1182 651">Number of Buildings</td> <td data-bbox="1185 630 1266 651">1</td> <td data-bbox="1269 630 1482 651">1</td> </tr> <tr> <td data-bbox="138 651 938 672">Mailing Address: 431 DAYTONA AVE</td> <td data-bbox="941 651 1182 672">Depreciated Bldg Value</td> <td data-bbox="1185 651 1266 672">\$158,292</td> <td data-bbox="1269 651 1482 672">\$173,450</td> </tr> <tr> <td data-bbox="138 672 938 693">City,State,ZipCode: LONGWOOD FL 32750</td> <td data-bbox="941 672 1182 693">Depreciated EXFT Value</td> <td data-bbox="1185 672 1266 693">\$1,373</td> <td data-bbox="1269 672 1482 693">\$1,406</td> </tr> <tr> <td data-bbox="138 693 938 714">Property Address: 431 DAYTONA AVE LONGWOOD 32750</td> <td data-bbox="941 693 1182 714">Land Value (Market)</td> <td data-bbox="1185 693 1266 714">\$85,000</td> <td data-bbox="1269 693 1482 714">\$85,000</td> </tr> <tr> <td data-bbox="138 714 938 735">Subdivision Name: SANLANDO SPRINGS</td> <td data-bbox="941 714 1182 735">Land Value Ag</td> <td data-bbox="1185 714 1266 735">\$0</td> <td data-bbox="1269 714 1482 735">\$0</td> </tr> <tr> <td data-bbox="138 735 938 756">Tax District: 01-COUNTY-TX DIST 1</td> <td data-bbox="941 735 1182 756">Just/Market Value</td> <td data-bbox="1185 735 1266 756">\$244,665</td> <td data-bbox="1269 735 1482 756">\$259,856</td> </tr> <tr> <td data-bbox="138 756 938 777">Exemptions: 00-HOMESTEAD (1994)</td> <td data-bbox="941 756 1182 777">Portability Adj</td> <td data-bbox="1185 756 1266 777">\$0</td> <td data-bbox="1269 756 1482 777">\$0</td> </tr> <tr> <td data-bbox="138 777 938 798">Dor: 01-SINGLE FAMILY</td> <td data-bbox="941 777 1182 798">Save Our Homes Adj</td> <td data-bbox="1185 777 1266 798">\$66,692</td> <td data-bbox="1269 777 1482 798">\$82,061</td> </tr> <tr> <td data-bbox="138 798 938 819"></td> <td data-bbox="941 798 1182 819">Assessed Value (SOH)</td> <td data-bbox="1185 798 1266 819">\$177,973</td> <td data-bbox="1269 798 1482 819">\$177,795</td> </tr> <tr> <td data-bbox="138 819 938 840"></td> <td colspan="2" data-bbox="941 819 1482 840">Tax Estimator</td> <td></td> </tr> <tr> <td data-bbox="138 840 938 861"></td> <td colspan="2" data-bbox="941 840 1482 861">Portability Calculator</td> <td></td> </tr> </tbody> </table> | | | GENERAL | VALUE SUMMARY | | | VALUES | 2010 Working | 2009 Certified | Parcel Id: 01-21-29-5CK-140D-0020 | Value Method | Cost/Market | Cost/Market | Owner: CARLS HARRY W III & MARY M | Number of Buildings | 1 | 1 | Mailing Address: 431 DAYTONA AVE | Depreciated Bldg Value | \$158,292 | \$173,450 | City,State,ZipCode: LONGWOOD FL 32750 | Depreciated EXFT Value | \$1,373 | \$1,406 | Property Address: 431 DAYTONA AVE LONGWOOD 32750 | Land Value (Market) | \$85,000 | \$85,000 | Subdivision Name: SANLANDO SPRINGS | Land Value Ag | \$0 | \$0 | Tax District: 01-COUNTY-TX DIST 1 | Just/Market Value | \$244,665 | \$259,856 | Exemptions: 00-HOMESTEAD (1994) | Portability Adj | \$0 | \$0 | Dor: 01-SINGLE FAMILY | Save Our Homes Adj | \$66,692 | \$82,061 | | Assessed Value (SOH) | \$177,973 | \$177,795 | | Tax Estimator | | | | Portability Calculator | | |
| GENERAL | VALUE SUMMARY | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | VALUES | 2010 Working | 2009 Certified | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| Owner: CARLS HARRY W III & MARY M | Number of Buildings | 1 | 1 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| Subdivision Name: SANLANDO SPRINGS | Land Value Ag | \$0 | \$0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Tax District: 01-COUNTY-TX DIST 1 | Just/Market Value | \$244,665 | \$259,856 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exemptions: 00-HOMESTEAD (1994) | Portability Adj | \$0 | \$0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Dor: 01-SINGLE FAMILY | Save Our Homes Adj | \$66,692 | \$82,061 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Assessed Value (SOH) | \$177,973 | \$177,795 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Tax Estimator | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | Portability Calculator | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2010 TAXABLE VALUE WORKING ESTIMATE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1"> <thead> <tr> <th>Taxing Authority</th> <th>Assessment Value</th> <th>Exempt Values</th> <th>Taxable Value</th> </tr> </thead> <tbody> <tr> <td>County General Fund</td> <td>\$177,973</td> <td>\$50,000</td> <td>\$127,973</td> </tr> <tr> <td>Schools</td> <td>\$177,973</td> <td>\$25,000</td> <td>\$152,973</td> </tr> <tr> <td>Fire</td> <td>\$177,973</td> <td>\$50,000</td> <td>\$127,973</td> </tr> <tr> <td>Road District</td> <td>\$177,973</td> <td>\$50,000</td> <td>\$127,973</td> </tr> <tr> <td>SJWM(Saint Johns Water Management)</td> <td>\$177,973</td> <td>\$50,000</td> <td>\$127,973</td> </tr> <tr> <td>County Bonds</td> <td>\$177,973</td> <td>\$50,000</td> <td>\$127,973</td> </tr> </tbody> </table> | Taxing Authority | Assessment Value | Exempt Values | Taxable Value | County General Fund | \$177,973 | \$50,000 | \$127,973 | Schools | \$177,973 | \$25,000 | \$152,973 | Fire | \$177,973 | \$50,000 | \$127,973 | Road District | \$177,973 | \$50,000 | \$127,973 | SJWM(Saint Johns Water Management) | \$177,973 | \$50,000 | \$127,973 | County Bonds | \$177,973 | \$50,000 | \$127,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Taxing Authority | Assessment Value | Exempt Values | Taxable Value | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| County General Fund | \$177,973 | \$50,000 | \$127,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Schools | \$177,973 | \$25,000 | \$152,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Fire | \$177,973 | \$50,000 | \$127,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Road District | \$177,973 | \$50,000 | \$127,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| SJWM(Saint Johns Water Management) | \$177,973 | \$50,000 | \$127,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| County Bonds | \$177,973 | \$50,000 | \$127,973 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <p align="center">Potential Portability Amount is \$66,692</p> <p align="center">The taxable values and taxes are calculated using the current years working values and the prior years approved millage rates.</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| SALES Deed Date Book Page Amount Vac/Imp Qualified WARRANTY DEED 01/1977 01119 1484 \$15,000 Vacant No <u>Find Comparable Sales within this Subdivision</u> | 2009 VALUE SUMMARY Tax Amount (without SOH): \$4,060 2009 Tax Bill Amount: \$2,190 Save Our Homes (SOH) Savings: \$1,870 2009 Certified Taxable Value and Taxes DOES NOT INCLUDE NON-AD VALOREM ASSESSMENTS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| LAND <table border="1"> <thead> <tr> <th>Land Assess Method</th> <th>Frontage</th> <th>Depth</th> <th>Land Units</th> <th>Unit Price</th> <th>Land Value</th> </tr> </thead> <tbody> <tr> <td>LOT</td> <td>0</td> <td>0</td> <td>1.000</td> <td>85,000.00</td> <td>\$85,000</td> </tr> </tbody> </table> | Land Assess Method | Frontage | Depth | Land Units | Unit Price | Land Value | LOT | 0 | 0 | 1.000 | 85,000.00 | \$85,000 | LEGAL DESCRIPTION PLATS: <input type="text" value="Pick..."/> LEG LOTS 2 & 3 & BEG NE COR LOT 16 RUN S 63.33 FT N 61 DEG 11 MIN W 42.65 FT N 43 1/2 DEG E TO BEG BLK D TRACT 14 SANLANDO SPRINGS PB 5 PG 58 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Land Assess Method | Frontage | Depth | Land Units | Unit Price | Land Value | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| LOT | 0 | 0 | 1.000 | 85,000.00 | \$85,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| BUILDING INFORMATION | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Building Sketch | <table border="1"> <thead> <tr> <th>Bld Num</th> <th>Bld Type</th> <th>Year Blt</th> <th>Fixtures</th> <th>Base SF</th> <th>Gross SF</th> <th>Living SF</th> <th>Ext Wall</th> <th>Bld Value</th> <th>Est. Cost New</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>SINGLE FAMILY</td> <td>1979</td> <td>9</td> <td>2,739</td> <td>3,866</td> <td>3,173</td> <td>SIDING AVG</td> <td>\$158,292</td> <td>\$182,469</td> </tr> </tbody> </table> | Bld Num | Bld Type | Year Blt | Fixtures | Base SF | Gross SF | Living SF | Ext Wall | Bld Value | Est. Cost New | 1 | SINGLE FAMILY | 1979 | 9 | 2,739 | 3,866 | 3,173 | SIDING AVG | \$158,292 | \$182,469 | Appendage / Sqft Appendage / Sqft Appendage / Sqft | BASE SEMI FINISHED / 434 GARAGE FINISHED / 575 OPEN PORCH FINISHED / 118 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Bld Num | Bld Type | Year Blt | Fixtures | Base SF | Gross SF | Living SF | Ext Wall | Bld Value | Est. Cost New | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1 | SINGLE FAMILY | 1979 | 9 | 2,739 | 3,866 | 3,173 | SIDING AVG | \$158,292 | \$182,469 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |

NOTE: Appendage Codes included in Living Area: Base, Upper Story Base, Upper Story Finished, Apartment, Enclosed Porch Finished, Base Semi Finished

Permits**EXTRA FEATURE**

| Description | Year Blt | Units | EXFT Value | Est. Cost New |
|-------------------|----------|-------|------------|---------------|
| FIREPLACE | 1979 | 1 | \$600 | \$1,500 |
| WOOD UTILITY BLDG | 2008 | 140 | \$773 | \$840 |

NOTE: Assessed values shown are NOT certified values and therefore are subject to change before being finalized for ad valorem tax purposes.
*** If you recently purchased a homesteaded property your next year's property tax will be based on Just/Market value.

Forwarded email received 2/25.2010:

From: seylenz@aol.com
Date: February 16, 2010 2:09:41 PM EST
To: marymcarls@gmail.com
Subject: Re: Variance requested

Seymour S. Lenz
P.O. Box 520669
Longwood, FL. 32752

2/16/2010

Dear Harry and Mary,
This letter is to certify that we are your next door neighbors located at 427
Daytona Ave. in Longwood.
We approve of the modifications that you propose to make on your home.

Sincerely,

Seymour and Jeanette Lenz

SEMINOLE COUNTY
APPLICATION & AFFIDAVIT

Ownership Disclosure Form

The owner of the real property associated with this application is a (check one)

- ☒ Individual ☐ Corporation ☐ Land Trust
☐ Limited Liability Company ☐ Partnership
☐ Other (describe): _____

1. List all **natural persons** who have an ownership interest in the property, which is the subject matter of this petition, by name and address.

| NAME | ADDRESS | PHONE NUMBER |
|--------------------|-------------------------------------|---------------------------|
| HARRY W. CARLS III | 431 DAYTONA AVE; LONGWOOD, FL 32750 | 407-339-6127/407-496-1050 |
| MARY M. CARLS | 431 DAYTONA AVE; LONGWOOD, FL 32750 | 407-339-6127/407-491-9319 |
| | | |

(Use additional sheets for more space.)

2. For each **corporation**, list the name, address, and title of each officer; the name and address of each director of the corporation; and the name and address of each shareholder who owns two percent (2%) or more of the stock of the corporation. Shareholders need not be disclosed if a corporation's stock are not traded publicly on any national stock exchange.

| NAME | TITLE OR OFFICE | ADDRESS | % OF INTEREST |
|------|-----------------|---------|---------------|
| | | | |
| | | | |
| | | | |

(Use additional sheets for more space.)

3. In the case of a **trust**, list the name and address of each trustee and the name and address of the beneficiaries of the trust and the percentage of interest of each beneficiary. If any trustee or beneficiary of a trust is a corporation, please provide the information required in paragraph 2 above.

Trust Name: _____

| NAME | TRUSTEE OR BENEFICIARY | ADDRESS | % OF INTEREST |
|------|------------------------|---------|---------------|
| | | | |
| | | | |
| | | | |

(Use additional sheets for more space.)

4. For **partnerships**, including limited partnerships, list the name and address of each principal in the partnership, including general or limited partners. If any partner is a corporation, please provide the information required in paragraph 2 above.

| NAME | ADDRESS | % OF INTEREST |
|------|---------|---------------|
| | | |
| | | |
| | | |

(Use additional sheets for more space.)

5. For each **limited liability company**, list the name, address, and title of each manager or managing member; and the name and address of each additional member with two percent (2%) or more membership interest. If any member with two percent (2%) or more membership interest, manager, or managing member is a corporation, trust or partnership, please provide the information required in paragraphs 2, 3 and/or 4 above.

| NAME | TITLE | ADDRESS | % OF INTEREST |
|------|-------|---------|---------------|
| | | | |
| | | | |
| | | | |

(Use additional sheets for more space.)

6. In the circumstances of a **contract for purchase**, list the name and address of each contract purchaser. If the purchaser is a corporation, trust, or partnership, provide the information required for those entities in paragraphs 2, 3, and/or 4 above.

Name of Purchaser: _____

| NAME | ADDRESS | % OF INTEREST |
|------|---------|---------------|
| | | |
| | | |
| | | |

Date of Contract: _____

Please specify any contingency clause related to the outcome of the consideration of the application.

7. As to any type of owner referred to above, a change of ownership occurring subsequent to this application, shall be disclosed in writing to the Planning and Development Director prior to the date of the public hearing on the application.
7. I affirm that the above representations are true and are based upon my personal knowledge and belief after all reasonable inquiry. I understand that any failure to make mandated disclosures is grounds for the subject rezone, future land use amendment, special exception, or variance involved with this Application to become void. I certify that I am legally authorized to execute this Application and Affidavit and to bind the Applicant to the disclosures herein.

2/5/2010
Date

Harry W. Carls III
Owner, Agent, Applicant Signature

STATE OF FLORIDA
COUNTY OF Seminole

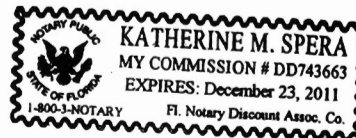
Sworn to (or affirmed) and subscribed before me this 5th day of February, 2010 by Harry W. Carls III
+ Mary M. Carls

Katherine M. Spera
Signature of Notary Public

Katherine M. Spera
Print, Type or Stamp Name of Notary Public

Personally Known X OR Produced Identification _____

Type of Identification Produced _____



For Use by Planning & Development Staff

Date: _____ Application Number: _____

SEMINOLE COUNTY DENIAL DEVELOPMENT ORDER

On March 22, 2010, Seminole County issued this Development Order relating to and touching and concerning the following described property:

LEG LOTS 2 & 3 & BEG NE COR LOT 16 RUN S 63.33 FT N 61 DEG 11 MIN W 42.65 FT N 43
1/2 DEG E TO BEG BLK D TRACT 14 SANLANDO SPRINGS PB 5 PG 58

(The aforescribed legal description has been provided to Seminole County by the owner of the aforescribed property.)

FINDINGS OF FACT

Property Owner: Harry W. & Mary M. Carls
431 Daytona Avenue
Longwood FL 32750

Project Name: Daytona Avenue (431)

Requested Variance:

Front yard (west) setback variance from 25 feet to 11.6 feet for a proposed front entry addition in R-1AA (Single Family Dwelling) district

Approval was sought to construct a front entry addition within the front yard setback. One or more of the six criteria under the Land Development Code for granting a variance have not been satisfied. The applicant still retains reasonable use of the property without the granting of the requested variance.

The requested development approval is hereby denied.

Prepared by: Denny Gibbs, Senior Planner
1101 East First Street
Sanford, Florida 32771

Done and Ordered on the date first written above.

By: _____
Alison C. Stettner
Planning & Development Manager

STATE OF FLORIDA)
COUNTY OF SEMINOLE)

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared _____ who is personally known to me or who has produced _____ as identification and who executed the foregoing instrument.

WITNESS my hand and official seal in the County and State last aforesaid this _____ day of _____, 2010.

Notary Public, in and for the County and State
Aforementioned

My Commission Expires:

SEMINOLE COUNTY APPROVAL DEVELOPMENT ORDER

On March 22, 2010, Seminole County issued this Development Order relating to and touching and concerning the following described property:

LEG LOTS 2 & 3 & BEG NE COR LOT 16 RUN S 63.33 FT N 61 DEG 11 MIN W 42.65 FT N 43
1/2 DEG E TO BEG BLK D TRACT 14 SANLANDO SPRINGS PB 5 PG 58

(The aforescribed legal description has been provided to Seminole County by the owner of the aforescribed property.)

FINDINGS OF FACT

Property Owner: Harry W. & Mary M. Carls
431 Daytona Avenue
Longwood FL 32750

Project Name: Daytona Avenue (431)

Variance Approval:

Front yard (west) setback variance from 25 feet to 11.6 feet for a proposed front entry addition in R-1AA (Single Family Dwelling) district.

All six criteria for granting a variance under the Land Development Code have been satisfied.

The Development Approval sought is consistent with the Seminole County Comprehensive Plan and will be developed consistent with and in compliance to applicable land development regulations and all other applicable regulations and ordinances.

The owner of the property has expressly agreed to be bound by and subject to the development conditions and commitments stated below and has covenanted and agreed to have such conditions and commitments run with, follow and perpetually burden the aforescribed property.

Prepared by: Denny Gibbs, Senior Planner
1101 East First Street
Sanford, Florida 32771

Order

NOW, THEREFORE, IT IS ORDERED AND AGREED THAT:

- (1) The aforementioned application for development approval is **GRANTED**.
- (2) All development shall fully comply with all of the codes and ordinances in effect in Seminole County at the time of issuance of permits including all impact fee ordinances.
- (3) The conditions upon this development approval and the commitments made as to this development approval, all of which have been accepted by and agreed to by the owner of the property are as follows:
 - a. The variance granted will apply only to the front entry addition as depicted on the attached site plan.
- (4) This Development Order touches and concerns the aforescribed property and the conditions, commitments and provisions of this Development Order shall perpetually burden, run with and follow the said property and be a servitude upon and binding upon said property unless released in whole or part by action of Seminole County by virtue of a document of equal dignity herewith. The owner of the said property has expressly covenanted and agreed to this provision and all other terms and provisions of this Development Order.
- (5) The terms and provisions of this Order are not severable and in the event any portion of this Order shall be found to be invalid or illegal then the entire order shall be null and void.

Done and Ordered on the date first written above.

By: _____
Alison C. Stettner
Planning & Development Manager

STATE OF FLORIDA)
COUNTY OF SEMINOLE)

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared _____ who is personally known to me or who has produced _____ as identification and who executed the foregoing instrument.

WITNESS my hand and official seal in the County and State last aforesaid this _____ day of _____, 2010.

Notary Public, in and for the County and State
Aforementioned

My Commission Expires:

